

AN ORDINANCE 101906

**AMENDING THE OFFICIAL ZONING MAP OF THE CITY
OF SAN ANTONIO BY AMENDING CHAPTER 35, UNIFIED
DEVELOPMENT CODE, SECTION 35-304, OF THE CITY
CODE OF SAN ANTONIO, TEXAS BY CHANGING THE
ZONING DISTRICT BOUNDARY OF CERTAIN PROPERTY.**

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WHEREAS, a public hearing was held regarding this amendment to the Official Zoning Map at which time parties in interest and citizens were given an opportunity to be heard; and

WHEREAS, the Zoning Commission has submitted a final report to the City Council regarding this amendment to the Official Zoning Map of the City of San Antonio; **NOW THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:


SECTION 1. Chapter 35, Unified Development Code, Section 35-304, Official Zoning Map, of the City Code of San Antonio, Texas is amended by changing the zoning district boundary of the east 150 feet of Lot A-17, NCB 13806 from "R-6" Residential Single-Family District to "MH" Manufactured Housing District.


SECTION 2. All other provisions of Chapter 35 except those expressly amended by this ordinance shall remain in full force and effect including the penalties for violations as made and provided for in Section 35-491.


SECTION 3. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 4. This ordinance shall become effective on December 25, 2005.

PASSED AND APPROVED this 15th day of December, 2005.

ATTEST: 
City Clerk


M A Y O R

APPROVED AS TO FORM: 
City Attorney

Agenda Voting Results

Name: Z-21.

Date: 12/15/05

Time: 05:12:01 PM

Vote Type: Multiple selection

Description: ZONING CASE #Z2005242 (District 10): An Ordinance changing the zoning boundary from "R-6" Residential Single-Family District to "MH" Manufactured Housing District on the east 150 feet of Lot A-17, NCB 13806, 407 Overlook Drive as requested by Marilyn Anderson, Applicant, for Marilyn Anderson, Owner(s). Staff and Zoning Commission have recommended approval.

Voter	Group	Status	Yes	No	Abstain
ROGER O. FLORES	DISTRICT 1		x		
SHEILA D. MCNEIL	DISTRICT 2		x		
ROLAND GUTIERREZ	DISTRICT 3		x		
RICHARD PEREZ	DISTRICT 4		x		
PATTI RADLE	DISTRICT 5		x		
DELICIA HERRERA	DISTRICT 6		x		
ELENA K. GUAJARDO	DISTRICT 7		x		
ART A. HALL	DISTRICT 8		x		
KEVIN A. WOLFF	DISTRICT 9		x		
CHIP HAASS	DISTRICT_10		x		
MAYOR PHIL HARDBERGER	MAYOR		x		

CASE NO: Z2005242

Staff and Zoning Commission Recommendation - City Council

Date: December 15, 2005

Zoning Commission Meeting Date: November 01, 2005

Council District: 10

Ferguson Map: 553 A5

Applicant:

Marilyn Anderson

Owner:

Marilyn Anderson

Zoning Request: From "R-6" Residential Single-Family District to "MH" Manufactured Housing District

The east 150 feet of Lot A-17, NCB 13806

Property Location: 407 Overlook Drive

West of the intersection of Jacques and Overlook Drive

Proposal: To place a modular/manufactured home on the property

Neighborhood Association: None

Neighborhood Plan: None

TIA Statement: A Traffic Impact Analysis is not required.

Staff Recommendation:

Approval

The subject property is currently developed with a single-family residence and several accessory structures. The surrounding properties are a mixture of site built and manufactured homes.

The Code Compliance Department issued a demolition order for the current structures. The applicant would like to replace the two structures with one manufactured/modular home. The applicant has discussed platting with the Subdivisions Division of the Development Services Department and they have explained that her property will be "grandfathered" as far as platting is concerned. She will still have to obtain the appropriate residential permits. The property is in the middle of a single-family residential area including a mix of site-built homes and manufactured homes. Considering the variety of residential uses in the vicinity, a manufactured home would be appropriate at this location.

Zoning Commission Recommendation:

Approval

CASE MANAGER : Robin Stover 207-7945

VOTE

FOR	11
AGAINST	0
ABSTAIN	0
RECUSAL	0

Z2005242

ZONING CASE NO. Z2005242-- November 1, 2005

Applicant: Marilyn Anderson

Zoning Request: "R-6" Residential Single-Family District to "MH" Manufacturing Housing District.

Marilyn Anderson, 407 Overlook, representing the owner, stated that they propose to place a modular/manufactured home on the property. She further stated that the structure on the property will be demolished and vehicles will be removed prior to placing the manufactured home on the property.

Staff stated there were 19 notices mailed out to the surrounding property owners, 0 returned in opposition and 2 returned in favor.

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

COMMISSION ACTION

The motion was made by Commissioner Robbins and seconded by Commissioner McAden to recommend approval.

1. Property is located on the east 150 feet of Lot A-17, NCB 13806 at 407 Overlook Drive.
2. There were 19 notices mailed, 0 returned in opposition and 2 in favor.
3. Staff recommends approval.

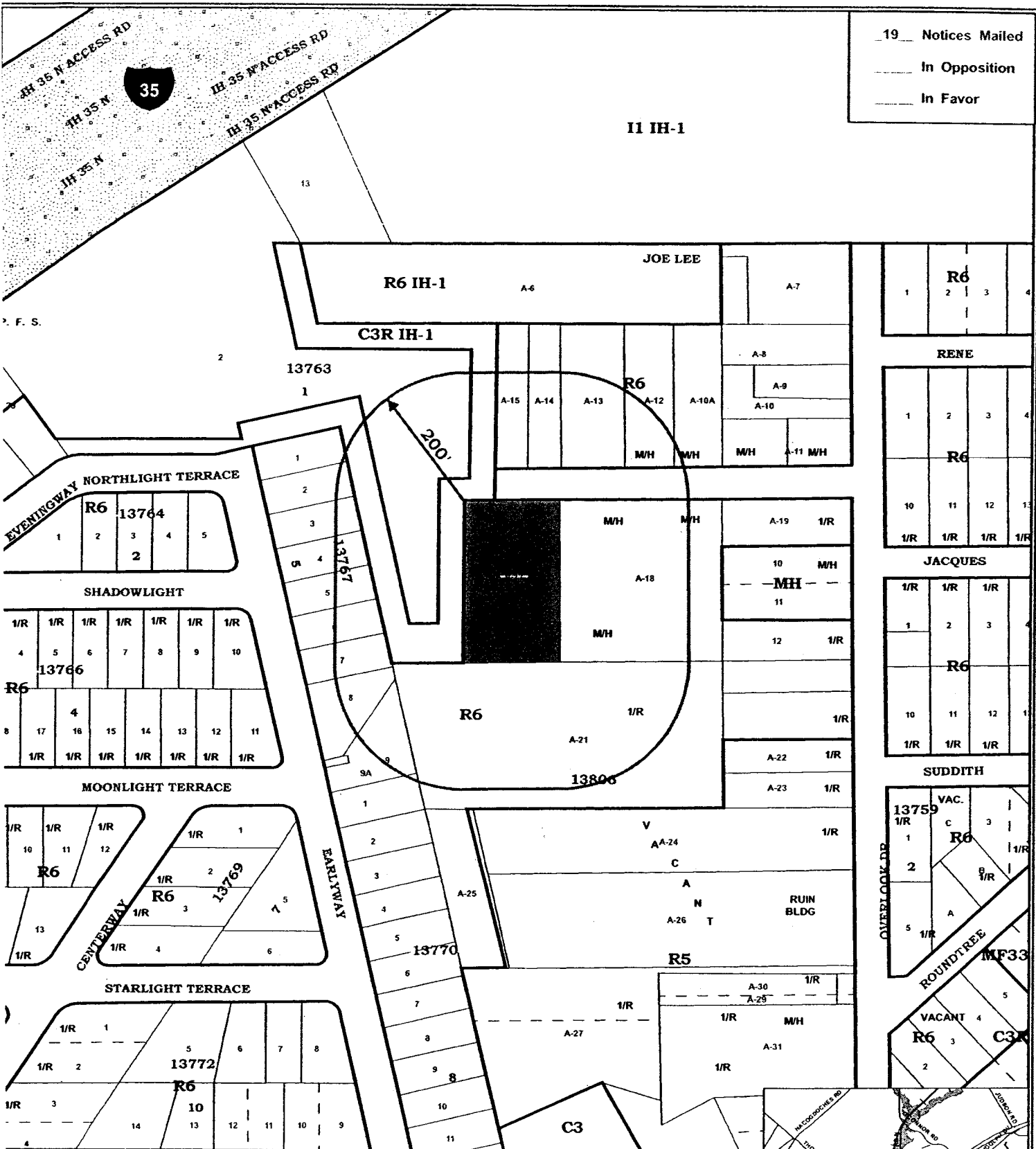
AYES: Martinez, Robbins, Rodriguez, Kissling, Farias, Sherrill, McAden, Avila, Stribling, Gray

NAYS: None

THE MOTION CARRIED.

RESULTS OF NOTICE FOR COUNCIL HEARING

To be provided at Council hearing.

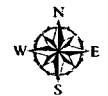


19 Notices Mailed
 _____ In Opposition
 _____ In Favor

ZONING CASE: Z2005-242

City Council District No. 10
 Requested Zoning Change
 From "R-6" To "MH"
 Date: December 15, 2005
 Scale: 1" = 200'

■ Subject Property
 ○ 200' Notification



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